

GOVERNMENT OF ANDHRA PRADESH  
ABSTRACT

Municipal Administration & Urban Development Department – VGTM UDA, Vijayawada  
– Change of land use from Residential use to Central Commercial use in S.No.282/2A  
at D.No.48-12-13 & 48-12-13/1 at Gunadala, Vijayawada to an extent of 1517.52  
Sq.Mtrs – Draft variation – Notification – Confirmation – Orders – Issued.

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT(I2) DEPARTMENT

**G.O.Ms.No. 223**

**Dated.29.05.2013**

Read the following:-

- 1.From V.C.,VGTMUDA, Lr.Rc.No.C2-3773/12, Dt.19.01.2013.
- 2.Govt Memo No.1782/I2/2013-1, Dated.30.04.2013.
- 3.From V.C.,VGTMUDA, Lr.Rc.No.C2-3773/2012, Dt.25.05.2013.

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**ORDER:**

The draft variation to the Zonal Development Plan of Vijayawada zone issued in Government memo 2<sup>nd</sup> read above was published in the Extraordinary issue of Andhra Pradesh Gazette No.297, Part-I, dated.04.05.2013. No objections and suggestions have been received from the public within the stipulated period. It is reported by the Vice Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada that the applicant has paid an amount of Rs.1,90,000/- (Rupees One Lakh Ninety Thousands only) towards development charges. Hence, the draft variation is confirmed.

2. The appended notification shall be published in an Extraordinary issue of Andhra Pradesh Gazette, dated.31.05.2013.

( BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH )

B. SAM BOB  
PRINCIPAL SECRETARY TO GOVERNMENT

To  
The Commissioner of Printing, Stationery & Stores Purchase,  
Hyderabad.  
The Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban  
Development Authority, Vijayawada.

**Copy to:**

The applicant through the Vice-Chairman, VGTM UDA, Vijayawada.  
The Special Officer and Competent Authority, Urban Land Ceiling,  
Vijayawada.  
The District Collector, Krishna District.  
Sf/Sc.

// FORWARDED :: BY ORDER //

SECTION OFFICER

**APPENDIX**  
**NOTIFICATION**

In exercise of the powers conferred by sub-section (2) of section 12 of the Andhra Pradesh Urban Areas (Development)Act, 1975(Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Vijayawada zone the same having been previously published in Extraordinary issue of Andhra Pradesh Gazette No.297, Part-I, dated.04.05.2013 as required by sub-section (3) of the said section.

**VARIATION**

The site under reference measuring to an extent of 1517.52 Sq.mts is falling in R.S.No.282/2A of Gunadala, Vijayawada. The boundaries of which are given in the schedule below and which was earmarked for residential Use in the Zonal Development Plan of Vijayawada zone sanctioned in G.O.Ms.No. 674, M.A., dated: 29.12.2006, is now proposed for Central Commercial Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 02/2013/VJA which is available in the office of the Vijayawada-Guntur-Tenali-Mangalagiri Urban Development Authority, Vijayawada, subject to the following conditions:

1. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
2. that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
3. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. the change of land use shall not be used as the proof of any title of the land.
5. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.
7. The applicant should hand over the road widening portion to the local authority at free of cost by way of registered gift deed before obtaining building permission from the competent authority.
8. any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.

**SCHEDULE**

- NORTH** :Existing Eluru road falling in R.S.No.258 of Gunadala, Vijayawada Municipal Corporation.
- SOUTH** :Site falling in R.S.No.282/3 of Gunadala, Vijayawada Municipal Corporation.
- EAST** :Site falling in R.S.No.282/2(P) of Gunadala,Vijayawada Municipal Corporation.
- WEST** :Site falling in R.S.No.282/1 of Gunadala, Vijayawada Municipal Corporation.

B. SAM BOB  
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER